

**MAYOR AND CITY COUNCIL
CITY OF SEAT PLEASANT
SPECIAL MEETING
WEDNESDAY, MAY 16, 2012
5:30 P.M.**

1. OPENING

1.1.1 Call to Order

Council President Porter called the meeting to order at 5:40 p.m.

1.1.2 Roll Call

Present: Mayor Eugene Grant (Excused), Councilmember Darrell Hardy, Councilmember Johnie L. Higgs, Sr., Councilmember Kelly Porter, Councilmember Gerald R. Raynor, Sr., Councilmember Elenora Simms, Councilmember Aretha Stephenson, Councilmember Reveral Yeargin (Excused)

Staff: Vincent Jones, City Administrator, Dashaun N. Lanham, City Clerk

2. PRESENTATIONS:

- Sunny Cooper, Economic Development Coordinator
- Ms. Cooper stated that the mission for the Economic Development is to create wealth, increase value that will enhance and grow the City of Seat Pleasant.
- The wealth of the individual and small business contributes to Seat Pleasant.
- Ms. Cooper stated that the plan doesn't need to be formally adopted. It gives staff a guideline and framework to operate. The Grants Coordinator can apply for grants in accordance to the strategy in the document. The City Administrator can prepare a budget and staff in accordance with the document.

3. MEETING TOPICS:

3.1.1. Economic Development Strategy

- Ms. Cooper stated that the GIS Map provides the list of vacant houses in the City. She stated that she will be meeting with the Prince George's County Economic Development Department. They stated that they wanted her to get a meeting with the business owners and they will join her for the meeting.
- She stated that the City is governed by the following existing plans. Martin Luther King JR Highway Gateway Redevelopment Study and plans that originated from the Maryland National Capitol Park and Planning

Commission, Maryland State Department of Housing and Community Development and/or Prince George's County Planning Department, which include the Subregion 4 Master Plan with amendments, Addison Road Metro Center Regulating Plan, Central Avenue Metro-Blue Line Corridor TOD Plan and the Blue Line Corridor Sustainability Plan.

- Ms. Cooper stated that the City Attorney is currently working on the annexing the metro into the City. She stated that no one has a lock on annexing the metro. She said it is a benefit with future tax revenue.
- Councilmember Higgs stated that the Code Enforcement Officer will play an important role in the plan.
- Councilmember Stephenson stated she was wondering about community development. She would like to know if we can establish a place where people can sell their ware. She feels that it creates an environment for people to walk and get out in the community.
- Councilmember Simms wanted to know how she was going to approach the stakeholders. Ms. Cooper stated that Mr. Jones wanted to have a few public hearings to inform the community.
- Mr. Jones stated we are talking about making this a part of the City's master plan. This will allow the stakeholders to have an input.
- Councilwoman Stephenson wanted to know what could be done in the next few months. Ms. Cooper stated that page 7 Goal #1 objectives 1, 2, 4, 5, 6 and 7. The City Attorney is currently developing objective 5 and object 6 is an ongoing objective.
- Councilmember Higgs stated being a CDC requires certain certification that the Seat Pleasant CDC may or may not know that are required. He stated they can apply for certain grants that the City is prohibited. Ms. Cooper stated that she can provide them with the information.
- Ms. Cooper stated that page 13 objectives 1-5 and 7 cannot happen in 18 months.
- Mr. Jones stated we need to work on the vacant properties.
- Councilmember Porter stated the Brownfield reference on Addison Road the owner needs help in locating a grant to assist with the remediation. He said that .7 acres is contaminated.
- Councilmember Porter stated that WSSC will not bring their lines in due to the contamination. Ms. Cooper stated that she will do further research.
- Ms. Cooper stated that Objective 7 Seat Pleasant/Addison Road Metro Stop, Metro can renovate every few years. She stated we want to be sure we are on

their list for the plans of redevelopment. This will ensure they have what the City's wants.

- Councilmember Higgs wanted to know if a walk bridge could be included. Ms. Cooper stated we need to be on their list and have a conversation with Prince George's County Planning Department.
- Mr. Jones stated they are meeting tomorrow at The Sports and Learning Complex to discuss this issue.
- Ms. Cooper stated objective 3 Develop/Implement MLK into a commercial/retail district is a long project.
- Councilmember Simms wanted to know if she spoke with the Code Enforcement Officer regarding annually amount of the liens the City collects. Ms. Cooper stated that she has reviewed the information and she wants the liens to be a bite.
- Ms. Cooper stated that Page 19 Goal #3 Stimulate the Local Business Market. She stated that the City can partner with an existing organization to bring entrepreneurship and non-profit classes in the City of Seat Pleasant.
- She stated that the City can encourage the local businesses by working with the Prince George's Economic Development Corporation and create funding opportunities. We can market the parcels on our website and with PGEDC.
- Ms. Cooper stated that Page 23 Enhance the Residential Real Estate Market. Objective 1b is currently being completed. Objective 2. We can provide a fund for employees and business employees to live in Seat Pleasant. This will take funding.
- She stated that we provide a trolley tour on houses for sale and offer incentives, which will take funding.
- Mr. Jones stated we need to work on the vacant properties.
- Councilmember Stephenson wanted to know if we can offer incentives to police officer and create resources to pull teachers and police officers. Councilmember Porter stated some of the programs have been eliminated.
- Ms. Cooper stated that we can partner with the Maryland State Department of Housing and Prince George's Department Housing for programs.
- Ms. Cooper stated that page 27 Objective 1 branding the City will depend on the firm and funding.
- Ms. Cooper stated a Farmers Market is the intent to raise the value. Do not just throw something together. Councilman Porter stated that he wanted to have the Farmers Market on the lot behind Seat Pleasant Activity Center.

- Councilmember Hardy wanted to know the objective that Ms. Cooper wanted to accomplish. She stated that she would like to get the address of the owners on Martin Luther King Highway to begin the process of developing that area.
- Councilmember Porter wanted to know if the monies were still allocated in the budget for Martin Luther King Highway. Mr. Jones stated he will follow-up to see if the money was included in the budget.
- Ms. Cooper is recommending talking to the MLK corridor parcel by parcel. She stated that it is going to take the involvement of the local government.
- Mr. Jones stated that Ms. Cooper is on the right track. He stated businesses start with the PGEDC when interested. He stated we have received monies from the state to acquire properties.
- Ms. Cooper stated that we can get more incentive from the State when we have property. She stated that we will need land control. She stated it will take them to issue a bond or encourage people to do it themselves.
- Councilmember Simms wanted to know if she could find businesses to come into the City. She stated that the legislation doesn't take long for us to do.
- Councilmember Higgs stated to Mr. Jones this is the time to throw the books at the businesses. We should hit them heavy with fines, as it relates to violating the City Code.
- Councilmember Porter stated that they are tired of hearing go get this study. He stated that he wants to work on the process to bring the developers into the City.
- Ms. Cooper stated that vibe has changed and the PGCED is willing to come in to do the study for the City. They have stated to her to write the owners get the appointment and they are coming down. The vibe is positive and moving forward.
- Councilwoman Simms said if you are working close with the Commerce and PGCED, to get the information from them to see what is coming into the area.
- Mr. Jones stated we heard your comments and what you want us to do is work on bringing new business in the City, even an agency.
- Councilmember Porter stated that other areas are interested, but they wanted to see what we are going to do with our commercial base.

4. LEGISLATION

4.1.1. None

5. UNFINISHED BUSINESS


5.1.1. None

6. ANNOUNCEMENTS

- 6.1.1. Police Department Open House, Saturday, May 19, 2012, Seat Pleasant Police Department, 6264 Central Avenue, Seat Pleasant, MD from 10:00am-3:00pm
- 6.1.2. Community Clean Up, Saturday, May 19, 2012 in Wards 1 & 2, 7:00am-2:00pm
- 6.1.3. Ward II Bullying & Crime Prevention Training, Wednesday, May 23, 2012, Seat Pleasant City Hall from 6:00pm-8:00pm
- 6.1.4. Community Clean Up, Saturday, May 26, 2012 in Wards 3 and 4 from 7:00am-2:00pm
- 6.1.5. Community Clean Up, Saturday, June 2, 2012 in Ward 5 from 7:00am-2:00pm
- 6.1.6. Walk to Excellence, Saturday, June 2, 2012, Goodwin Park, 9:00am-11:00am LEAVING CITY HALL at 9:00am
- 6.1.7. Ward I Meeting, Saturday, June 16, 2012, Seat Pleasant City Hall from 1:00pm-3:00pm

ADJOURN- The meeting was adjourned at 7:39p.m.

Submitted by,


Dashaun N. Lanham
City Clerk